



**AGENDA**  
**HAYWARD PLANNING COMMISSION**  
**777 B STREET**  
**Hayward, CA 94541-5007**  
**Thursday, July 10, 2003**

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**MEMBERS OF THE AUDIENCE WISHING TO ADDRESS THE PLANNING COMMISSION:**

Obtain a speaker's identification card, fill in the requested information, and give the card to the Commission Secretary. The Secretary will give the card to the Commission Chair who will call on you when the item in which you are interested is being considered. When your name is called, walk to the rostrum, state your name and address for the record and proceed with your comments. Copies of reports are available from the Commission Secretary.

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**AGENDA**

**7:30 P.M. COUNCIL CHAMBERS REGULAR MEETING**

**ROLL CALL**

**ELECTION OF OFFICERS**

**SALUTE TO FLAG**

**PUBLIC COMMENT – NON AGENDA ITEMS** *(The PUBLIC COMMENTS section provides an opportunity to address the Planning Commission on items not listed on the agenda. The Commission welcomes your comments and requests that speakers present their remarks in a respectful manner, within established time limits, and focus on issues which directly affect the City or are within the jurisdiction of the City. As the Commission is prohibited by State law from discussing items not listed on the agenda, your item will be taken under consideration and may be referred to staff).*

**PUBLIC HEARING**

- 1. Variance Application No. PL-2003-0234 – George Dimic (Applicant/Owner) – To Retain a Fence Exceeding 4 Feet in Height within the Front Yard – The Property is Located at 2608 Home Avenue**
- 2. Appeal of Planning Director's Denial of Variance No. PL-2003-0276 – Richard Camponuevo (Appellant/Applicant)/ Manual Garcia (Owner) – To Allow a 3' 6" Side Yard Setback Where a 5' Side Yard Setback is Required and a Garage Width of 10' Where 11' is Required – The Property is Located at 23681 Ronald Lane**
- 3. Variance Application No. PL-2003-0219 – Roberto Lomeli (Applicant/Owner) – To Retain a 350 Square-Foot Carport Addition that Would Exceed 50 Percent of the Residence Area – The Property is Located at 956 Folsom Avenue**
- 4. Findings and Conditions of Approval for Site Plan Review No. PL-2003-0012 – James Jensen (Applicant/Owner) – Request to Construct a Single-Family Dwelling with a Two-Car Garage that Exceeds 50 Percent of the Frontage of the Dwelling – The Property is Located at 24431 Second Street**



Assistance will be provided to persons requiring accommodations for disabilities in compliance with the Americans with Disabilities Act of 1990. Persons needing accommodation should contact Debbie Nelson 48 hours in advance of the meeting at (510) 583-4205, or by using the TDD line for those with speech and hearing disabilities at (510) 247-3340.

## ADDITIONAL MATTERS

5. Oral Report on Planning and Zoning Matters
6. Commissioners' Announcements, Referrals

## APPROVAL OF MINUTES

- June 12, 2003
- June 19, 2003

## ADJOURNMENT TO ROOM 2A

### WORKSESSION ROOM 2A

#### A. STUDY SESSION TO CONSIDER REVISIONS TO MULTIPLE-FAMILY RESIDENTIAL DESIGN GUIDELINES (Continued from May 29, 2003).

**PLEASE TAKE NOTICE** that if you file a lawsuit challenging any final decision on any public hearing item listed in this agenda, the issues in the lawsuit may be limited to the issues which were raised at the City's public hearing or presented in writing to the City Clerk at or before the public hearing. **PLEASE TAKE FURTHER NOTICE** that the City Council has adopted Resolution No. 87-181 C.S., which imposes the 90 day deadline set forth in Code of Civil Procedure section 1094.6 for filing of any lawsuit challenging final action on an agenda item which is subject to Code of Civil Procedure section 1094.5.